

PROPERTY LOCATION

No	Alt No	Direction/Street/City
489		SUMMER ST, ARLINGTON

OWNERSHIP

OWNERSHIP		Unit #:
Owner 1:	CAMPOBASSO PROPERTIES LLC	
Owner 2:		
Owner 3:		
Street 1:	483 SUMMER ST SUITE 1000	
Street 2:		
Twn/City:	ARLINGTON	
St/Prov:	MA	Cntry
		Own Occ: N
Postal:	02474-2461	Type:

PREVIOUS OWNER

Owner 1:	CAMPOBASSO RICHARD S -		
Owner 2:	CAMPOBASSO HELEN G -		
Street 1:	290 MASS AVE		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .342 Sq. Ft. of land mainly classified as Apts. 8 Plus with a Apt- Garden Building built about 1965, having primarily Brick Exterior and 7168 Square Feet, with 12 Units, 12 Baths, 0 3/4 Bath, 0 HalfBath, 34 Rooms, and 12 Bd rms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	B2	NEIGH BUS	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Area
112	Apts. 8 Plus		14900		Sq. Ft.	Site
112	Apts. 8 Plus		12		No. of Un	Site

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
112	14900.000	1,002,700	6,000	762,000	1,770,700
Total Card	0.342	1,002,700	6,000	762,000	1,770,700
Total Parcel	0.342	1,002,700	6,000	762,000	1,770,700
Source: Market Adj Cost	Total Value per SQ unit /Card:			247.03	/Parcel: 247.03

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	112	FV	1,002,700	6000	14,900.	762,000	1,770,700		Year end	12/23/2021
2021	112	FV	1,002,700	6000	14,900.	726,000	1,734,700		Year End Roll	12/10/2020
2020	112	FV	958,700	6000	14,900.	660,000	1,624,700	1,624,700	Year End Roll	12/18/2019
2019	112	FV	793,600	6300	14,900.	660,000	1,459,900	1,459,900	Year End Roll	1/3/2019
2018	112	FV	793,600	6300	14,900.	660,000	1,459,900	1,459,900	Year End Roll	12/20/2017
2017	112	FV	683,600	6300	14,900.	540,000	1,229,900	1,229,900	Year End Roll	1/3/2017
2016	112	FV	683,600	6300	14,900.	540,000	1,229,900	1,229,900	Year End	1/4/2016
2015	112	FV	601,100	6500	14,900.	456,000	1,063,600	1,063,600	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
11/2/2020	Mail Update	MM	Mary M
9/17/2018	MEAS&NOTICE	PH	Patrick H
3/4/2009	Measured	197	PATRIOT
10/30/2000	Hearing Chag	201	PATRIOT
6/12/2000	Measured	263	PATRIOT
10/21/1998		PM	Peter M

Sign:
VERIFICATION OF VISIT NOT DATA
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Total AC/HA:	0.34206	Total SF/SM:	14900	Parcel LUC:	112	Apts. 8 Plus	Prime NB Desc	APT AVG			Total:	762,000	Spl Credit		Total:	762,000
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